

西貢區議會備忘錄
西貢區議會房屋及發展委員會工作報告

西貢區議會房屋及發展委員會(下稱“委員會”)二〇〇四至〇五年度第三次會議，已於二〇〇四年八月二十四日舉行。會上討論的主要事項撮錄如下：

房屋事務工作小組

2. 委員會請工作小組繼續跟進下列事項：

- i. 要求房協為茵怡花園第一至第六座進行去水喉管改裝工程；
- ii. 廣明苑各項樓宇問題；
- iii. 裕明苑紙皮石剝落事件；及
- iv. 優質樓宇管理比賽。

3. 委員備悉，工作小組將就廣明苑廣寧閣門口花槽沙泥下陷事件邀請房屋署代表前往實地視察，並於視察後的一個星期召開小組會議。

鄉村屋宇工作小組

4. 委員備悉，由於將軍澳村擴展區第 8 區丁屋委員會正就有關提名的問題進行協調及磋商，西貢地政處須待該委員會達到共識後，方可就正式的提名名單進行審核。委員會請工作小組的召集人溫悅球先生繼續跟進將軍澳的前臨屋區用地問題。

通行權通道研究工作小組

5. 工作小組已於本年七月三十日聯同教育統籌局、西貢地政處、路政署、運輸署和警方的代表前往其中一條通行權通道進行實地視察。在視察期間，各部門均指出該通行權通道的地契清楚列明業權人有責任管理和維修該通道。委員會請工作小組繼續跟進有關的研究工作。

要求興建行人天橋連接彩明商場擴展部分至調景嶺地鐵站

6. 有關的政府部門和地鐵公司的代表已向委員會匯報上述行人天橋的工程進展。委員會在進一步了解工程的進展後，建議從下次會議的議程中刪除此項議題。

促請政府逐步在西貢將軍澳行人路鋪設百歲磚

7. 委員會在接獲路政署的回覆後尚未就此項議題達成共識，建議在下次會議中繼續討論和跟進。

要求華人永遠墳場管理委員會積極及深入研究將軍澳墳場擬建行人徑取道衛奕信徑之可行性

8. 委員會將會去信華人永遠墳場管理委員會，要求該會詳細解釋擬建的行人徑未能取道衛奕信徑的原因。

促請政府考慮將“景賢里”原件遷移至將軍澳，作為帶動將軍澳旅遊的一個景點

9. 委員會在七月十日收到消息，指由於招標情況未如理想，“景賢里”的業主決定收回物業自住。有鑑於此，委員會就此項議題所進行的討論須暫時擱置，並決定在下次議程中刪除此項議題。

房屋署轄下商場空置商舖的問題

10. 委員會關注房屋署轄下商場空置商舖情況日趨嚴重的問題，建議署方因應市場需要而更改有關經營行業的投標項目。

西貢區議會
房屋及發展委員會
二〇〇四年八月

Memorandum of the Sai Kung District Council
Progress Report of the Housing and Development Committee

The third meeting of the 2004-05 Sai Kung District Council Housing and Development Committee (the "Committee") was held on 24 August 2004. The major issues discussed are summarised as follows:

Working Group on Housing Affairs

2. The Committee invited the Working Group to continue to follow up the issues below:

- i. Request the Hong Kong Housing Society to conduct drainage pipe conversion in Blocks 1 to 6 of Verbena Heights;
- ii. Building problems in Kwong Ming Court;
- iii. Bulging mosaic wall tiles in Yu Ming Court; and
- iv. Quality Housing Management Competition.

3. Members noted that representatives of the Housing Department would be invited to conduct a site visit to inspect the ground subsidence of the planters at the entrance of Kwong Ning House in Kwong Ming Court. The Working Group would meet one week after the inspection.

Working Group on Development of Village Houses

4. Members noted that the Tseung Kwan O (TKO) Village Committee was coordinating and discussing the nomination and the Sai Kung District Lands Office (SKDLO) would vet the nomination list after the Village Committee had reached a consensus. The Committee invited Mr. WAN Yuet-kau, convenor of the Working Group, to continue to follow up the issue of former temporary housing area in TKO.

Working Group on Right-of-way Access Study

5. The Working Group visited one of the right-of-way accesses with representatives of the Education and Manpower Bureau, the SKDLO, the Highways Department (HyD), the Transport Department and the Police on 30 July 2004. During the site visit, representatives of various departments pointed out that the wayleave lease had already specified that the owner was responsible for the management and maintenance of the access. Members requested the Working Group to further follow up the relevant study.

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Request for Construction of Footbridge Linking Choi Ming Shopping Centre
Extension Area and MTR Tiu Keng Leng Station

6. Representatives of relevant departments and the MTRC had briefed members on the work progress of the above footbridge. Having learned of the further progress of the work, the Committee suggested deleting the item from the agenda of the next meeting.

Urging the Government to Pave the Sidewalks in Sai Kung and Tseung Kwan O with Reusable Brick Progressively

7. Members had not reached an agreement on the issue after receiving the reply of the HyD. It was suggested that the matter should be further discussed and followed up at the next meeting.

Requesting the Board of Management of the Chinese Permanent Cemeteries (BMCPC) to Conduct a Vigorous and In-depth Study on the Feasibility of Making the Proposed Footpath Connecting Junk Bay Chinese Permanent Cemetery Take the Route of Wilson Trail

8. The Committee would write to the BMCPC requesting the Board to explain in detail the reasons for not making the proposed footpath take the route of Wilson Trail.

Urging the Government to Consider Relocating King Yin Li to TKO for Creating a Tourist Attraction in the Area for Promoting Tourism

9. The Committee learned of the news on 10 July that because of the unsatisfactory result of the tendering exercise, the owner of King Yin Li had decided to take back the property for self-occupation. In view of this, the Committee had to shelf the discussion regarding the matter and decided to delete the item from the agenda of the next meeting.

Vacant Shops in Commercial Centres of the Housing Department

10. The Committee was concerned with the escalating problem of vacant shops in commercial centres of the Housing Department (HD). It suggested the HD should change the trades for tendering in accordance with the market needs.